



**TAKE NOTICE THAT A REGULAR MEETING
OF THE BOARD OF COMMISSIONERS
OF THE CITY OF PHARR, TEXAS
WILL BE HELD AT CITY HALL, COMMISSIONERS' ROOM,
118 S. CAGE BLVD., 2ND FLOOR, PHARR, TEXAS
COMMENCING AT 4:00 PM ON
MONDAY, NOVEMBER 15, 2021**

The City of Pharr has called this meeting as allowed pursuant to Texas law, city charter, and city ordinances. The governing body may recess from day to day when it does not complete consideration of a particularly long subject as authorized by law. All persons desiring to address the governing body must register with the presiding city clerk prior to the scheduled meeting.

1. CALL TO ORDER:

A) Roll call and possible action on the excusing of any absent member of the governing board.

B) Pledge of Allegiance/Invocation

2. PROCLAMATIONS:

A) Proclamation proclaiming Arbor Day.

3. PUBLIC TESTIMONY: (Ordinance No. O-2019-45). A person intending on addressing the governing body may speak at a scheduled meeting of the governing body following registration with the presiding clerk and prior to the scheduled meeting. A registered speaker may speak only on items on the agenda and may not exceed 1.5 minutes when addressing the board regarding an agenda item. A registered speaker may not donate time to another speaker. A sign-in form for public testimony shall be promulgated by the presiding clerk and be made available at the city clerk's office. A person may sign up for public testimony beginning at the time the agenda is posted for the meeting. A person may not sign up later than one hour before the posted meeting is scheduled to begin. No registered speaker may be allowed to speak regarding an item once the public testimony portion of the agenda has ended.

4. PUBLIC HEARINGS: (Ordinance No. O-2019-31). A registered speaker during the public hearing may not exceed 1.5 minutes when addressing the board. A sign-in form for participation in public a hearing shall be promulgated by the presiding clerk and be made available at the city clerk's office. The public hearing sign-in form shall include the person or entity's name, address, telephone number, other contact information, organization if applicable, and other notices, authorizations, and acknowledgements as may be allowed by law from time to time. No registered speaker may be allowed to address the governing body once the public hearing has closed.

A) Public hearing on development services cases.

5. CITY MANAGER'S REPORTS: *(City Manager's Administrative Reports and discussion, if any, with governing body. The City Manager may also assign a designated spokesperson for any particular listed topic)*

A) Submission of Sales Tax Collection Report for November 2021.

6. CONSENT AGENDA: *(All items listed under consent Agenda are considered to be routine and non-controversial by the Governing Body and will be enacted by one motion. Any Commissioner may remove items from the consent agenda by making such request prior to a motion and vote on the Consent Agenda)*

A) Approval of Minutes for September 7, 2021 Regular Meeting.
(ADMINISTRATION)

B) Consideration and action, if any, on Ordinance authorizing and allowing, under the act governing the Texas Municipal Retirement (TMRS) System, "Updated Service Credits" in said system on an annual basis for service performed by qualifying members of such system who at the effective date of the allowance are members of the City of Pharr; and establishing an effective date for the ordinance. **(2nd Reading)** (HR)

C) Consideration and action, if any, authorizing the City Manager to advertise for bids for a supply contract for the purchase and delivery of HMAC and Caliche for the Public Works Department. (PUBLIC WORKS)

D) Consideration and action, if any, authorizing the City Manager to advertise for bids for a supply contract for the purchase and delivery of concrete mix for the Public Works Department. (PUBLIC WORKS)

E) Consideration and action, if any, authorizing the City Manager to advertise for Request for Qualifications (RFQ) to be part of a list of qualified firms to provide Right-of-Way (ROW) Acquisition Services (ENGINEERING)

F) Consideration and action, if any, authorizing City Manager to enter into agreement with Smartcom Telephone, LLC for data network connectivity at new Wellness and Innovation Center building. (IT)

G) Consideration and action, if any, on Development Services Cases:

1. Salinas Engineering & Associates, representing Dreamland Estates, LLC., owner, has filed with the Planning and Zoning Commission a request for a Change of Zone from Agricultural and/or Open Space District (A-O) to Single-Family Residential Estate District (R1-E). The property is legally described as being 20 acres, more or less, out of the North 1/2 of Lot 103, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is physically located at 4600 – 5000 Block of North Sugar Rd. **COZ#210957**

AGENDA REGULAR MEETING

November 15, 2021

2. Trevino Engineering, representing Centmat Properties LLC., owner, has filed with the Planning and Zoning Commission a request for a Change of Zone from General Business District (C) & Agricultural and/or Open Space (A-O) to Limited Industrial District (L-I). The property is legally described as being a 10-acre tract, more or less, out of Lot 99, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 501 East Nolana Loop. **COZ#211060**

3. Trevino Engineering, representing Magnolia Square, LP, owner, has filed with the Planning and Zoning Commission a request for a Change of Zone from General Business District (C) to Residential Multi-Family District (R-MF). The property is legally described as being all of Lots 1-3, Southside Addition Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 122 East Sam Houston. **COZ#211061**

PLATS:

1. Melden & Hunt, Inc., representing Francisco Obregon, is requesting final plat approval of the proposed Encino Ridge Subdivision. The property is legally described as being a 21.958 acres a part or portion out of Lot 97, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 4700 Block of North Veterans Boulevard. **SUB#191126**

2. Rio Delta Engineering, representing W.A. Landreth III, Manager for Vaquero Kelly Pharr Partners, LP, Vaquero Ventures Management, LLC and Alvaro Gonzalez, Manager for Los Hoteles, LP., are requesting preliminary and final plat approval of the proposed Los Hoteles Subdivision No.2. The property is legally described as being a 4.37 acres tract out of Lot 108, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 100 Block of West Nolana Loop. **SUB#211036**

REGULAR AGENDA - OPEN SESSION:

7. ORDINANCES AND RESOLUTIONS:

A) Consideration and action, if any, on Resolution for the cast of votes for candidate(s) to the Hidalgo County Appraisal District Board of Directors for 2022-2023. (ADMINISTRATION)

B) Consideration and action, if any, on Resolution appointing/reappointing four (4) regular members to the Planning and Zoning Commission. (DEVELOPMENT SERVICES)

C) Consideration and action, if any, on Resolution appointing/reappointing two (2) regular members to the Board of Adjustment. (DEVELOPMENT SERVICES)

8. ADMINISTRATIVE:

A) Consideration and action, if any, authorizing City Manager to negotiate and enter into an agreement for Project/Construction Management Services for the Administrative Fire/EMS Headquarters Project. (ADMINISTRATION)

AGENDA REGULAR MEETING
November 15, 2021

B) Consideration and action, if any, authorizing City Manager to negotiate and enter into a contract for Project/Construction Management Services for Golf Course Project (ADMINISTRATION)

C) Consideration and action, if any, on authorizing City Manager to negotiate and enter into a contract for Project/Construction Management Services for the Southside Storm Water Detention Pond and Dog Park Project. (ADMINISTRATION)

9. PURCHASING:

A) Consideration and action, if any, authorizing City Manager to purchase last mile material for the citywide Fiber Project Phase 3 through 5 from Graybar, Inc, out of Fort Worth, TX, through OMNIA Cooperative Contract #EV2370 in an amount not to exceed \$1,856,476.32. (IT)

B) Consideration and action, if any, authorizing City Manager to purchase fiber optic data center and home equipment for the citywide Fiber Project from Calix, Inc, through sole source proposal in an amount not to exceed \$4,673,482.90. (IT)

C) Consideration and action, if any, authorizing City Manager to purchase sound system for the Pharr Natatorium from Telepro Communications out of Mission, TX, through TIPS Cooperative Contract #200105 in an amount not to exceed \$168,306.08. (IT)

10. CONTRACTS/AGREEMENTS:

A) Consideration and action, if any, on authorization for the City Manager to enter into an agreement with Pyro Shows of Texas for the New Year's Eve Fireworks Display on December 31, 2021. (FIRE)

B) Consideration and action, if any, authorizing the City Manager to award the supply contract for the purchase of RCP Pipe, Manholes, & Inlets for Public Works Department to Core & Main out of Edinburg, TX (PUBLIC WORKS)

C) Consideration and action, if any, authorizing the City Manager to negotiate and enter into a contract with GDJ Engineering, from the pool of qualified firms, for the Development and Design of Moore Road from Jackson Road to Veterans Boulevard. (ENGINEERING)

D) Consideration and action, if any, authorizing the City Manager to enter into a lease agreement for two (2) ambulances with the City of Brownsville. (EMERGENCY MEDICAL SERVICES)

AGENDA REGULAR MEETING
November 15, 2021

E) Consideration and action, if any, authorizing the City Manager to negotiate and enter into a contract with South Texas Health Systems for ground ambulance, rotor-wing and fixed-wing transportation services. (EMERGENCY MEDICAL SERVICES)

F) Consideration and action, if any, authorizing the City Manager to negotiate and enter into a contract with Knapp Medical Center for ground ambulance, rotor-wing and fixed-wing transportation services. (EMERGENCY MEDICAL SERVICES)

G) Consideration and action, if any, authorizing the City Manager to negotiate and enter into a contract with Mission Regional Medical Center for ground ambulance, rotor-wing and fixed-wing transportation services. (EMERGENCY MEDICAL SERVICES)

H) Consideration and action, if any, authorizing the City Manager to amend the contract with Doctors Hospital at Renaissance for ground, rotor-wing and fixed wing transportation services. (EMERGENCY MEDICAL SERVICES)

I) Consideration and action, if any, authorizing the City Manager to negotiate and enter into a contract with Elite Medical Air Transport, LLC for fixed-wing transportation services. (EMERGENCY MEDICAL SERVICES)

J) Consideration and action, if any, authorizing City Manager to negotiate and enter into a contract with STX Underground LLC from Brownsville, TX for the labor of the Fiber Optic Network - South Build Phase III Project in the amount of \$11,872,796.98 through The Interlocal Purchasing System (TIPS) Purchasing Cooperative Contract number 200201-3132 (IT)

K) Consideration and action, if any, authorizing City Manager to continue maintenance and support services with Frontera Consulting out of McAllen, TX for the South Pharr Pilot Wi-Fi Project on a month to month basis until households are covered by TeamPharr.Net services. (IT)

L) Consideration and action, if any, authorizing City Manager to award the Service Contract for Direct Internet Access Services to Smarcom Telephone LLC. at Communications Building. (IT)

M) Consideration and action, if any, authorizing City Manager to award the Service Contract for Direct Internet Access Services to Foremost Telecommunications Corporation at International Bridge Building. (IT)

N) Consideration and action, if any, authorizing City Manager to amend the contract with Millenium Engineers Group, in the amount of \$57,537.88 for additional construction material testing services for the City of Pharr/PSJA Aquatic Facility. (ENGINEERING)

AGENDA REGULAR MEETING

November 15, 2021

O) Consideration and action, if any, authorizing City Manager to award a contract for the Single Machine Repaving Project Year 6 (ENGINEERING)

P) Consideration and action, if any, on request for Contract Time Extension and Associated Supplemental Fee for Project Manager for Pharr Aquatics Facility (ADMINISTRATION)

Q) Consideration and action, if any, on Request for Contract Time Extension and Associated Supplemental Fee for Project Manager for FY 15 DAP Northbound Expansion and 2nd BSIF Exit Project (ADMINISTRATION)

R) Consideration and action, if any, authorizing City Manager to negotiate and enter into a contract with R.L. Abatement, Inc. out of Weslaco, TX, for the demolition of the City owned building and related amenities located at 1501 N. Cage Blvd. through The Interlocal Purchasing System (TIPS) Purchasing Cooperative Contract# 210205 (ENGINEERING)

11. CLOSED SESSION: *In accordance with Chapter 551 of the Texas Gov't. Code, the Pharr Board of Commissioners hereby gives notice that it may meet in a closed (non-public) executive session to discuss the items listed on the public portion of the meeting agenda in accordance with the following below:*

Pursuant to Section 551.071, the Board may convene in a closed, non-public meeting with its attorney and discuss any matters related to **legal advice on pending or contemplated litigation, settlement offer, and/or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.072, the Board may convene in a closed, non-public meeting to discuss any matters related to **real property and deliberate the purchase, exchange, lease, or value of real property as such would be detrimental to negotiations between the City and a third party in an open meeting.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.074, the Board may convene in a closed, non-public meeting to discuss any matters related to **appointment, employment, evaluation, reassignment, duties and discipline or dismissal of a public officer or employee and to hear any complaints or charges against an officer or employee.** The City and its attorney may also discuss such issues with the appropriate staff including members so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.076, the Board may convene in a closed, non-public meeting to discuss any matters on the **deployment, or specific occasions for implementation, of security personnel or devices.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

AGENDA REGULAR MEETING
November 15, 2021

Pursuant to Section 551.084, the Board may convene in a closed, non-public meeting to discuss any matters involving an **investigation and may exclude a witness from hearing during the examination of another witness in the investigation**. The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.087, the Board may convene in a closed, non-public meeting to discuss any matters regarding **economic development issues**. The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

12. RECONVENE: *into Regular Session and consider action, if necessary, on any items(s) discussed in closed session.*

13. ADJOURNMENT:

NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

City Hall is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Clerk's Office at 956-402-4100 Ext. 1007 or FAX 956-702-5313 or E-mail imelda.barrera@pharr-tx.gov for further information. Braille is not available.

I, the undersigned authority, do hereby certify that the above notice of said Regular Meeting of the City Commission of the City of Pharr was posted on the bulletin board at City Hall and on the City's web page at www.pharr-tx.gov. This Notice was posted on the 12th day of November 2021 at 3:50 p.m. and will remain posted continuously for at least 72 hours preceding the scheduled time of said Meeting, in compliance with Chapter 551 of the Government Code, Vernon's Texas Codes, Annotated (Open Meetings Act).



WITNESS MY HAND AND SEAL, this 12th day of November 2021.


IMELDA BARRERA, TRMC
ASSISTANT CITY CLERK

I certify that the attached notice and agenda of items to be considered by the City Commission was removed from the bulletin board of City Hall on the ____ day of _____, 20__ by,

Title: _____